



**MINUTES  
OF THE  
MEETING OF THE  
BENBROOK CITY COUNCIL  
THURSDAY, JANUARY 6, 2022**

The regular meeting of the Benbrook City Council was held on January 6, 2022 at 7:30 p.m. in the Council Chambers with the following Council members present:

Jason Ward, Mayor  
Renee Franklin  
Larry Marshall  
Dustin Phillips  
Gary Addison  
Laura Mackey  
Keith Tiner

Also Present:

Andy Wayman, City Manager  
Jim Hinderaker, Assistant City Manager  
Joanna King, City Secretary  
Beth Fischer, Deputy City Secretary  
Wes Cooper, IT Director

Others:

Pastor Matt Kedrick  
Jessica James, EDC Director  
Kent Williams  
Lynette Spence  
Phyllis Harkins  
Josh Harville  
Michael Barber

**I. CALL TO ORDER**

Meeting called to order at 7:30 p. m. by Mayor Ward.

**II. INVOCATION/PLEDGE OF ALEGIANCE**

Invocation was given by Pastor Matt Kendrick with Redemption City Church.  
The Pledge of Allegiance was recited.

**III. CITIZEN COMMENTS ON ANY AGENDA ITEM**

#### **IV. MINUTES**

##### **1. Approve minutes of the regular meeting held December 16, 2021**

Motion by Dr. Marshall, seconded by Mr. Addison to approve the minutes of the regular meeting held December 16, 2021.

Vote on the Motion

Ayes: Ms. Franklin, Dr. Marshall, Mr. Phillips, Mayor Ward, Mr. Addison, Ms. Mackey, Mr. Tiner

Noes: None

Motion carried unanimously.

#### **V. REPORTS FROM CITY MANAGER**

##### **A. GENERAL**

**G-2547      Adopt Ordinance amending Title 8-Health and Safety of the Benbrook Municipal Code (1985), as amended, by establishing Chapter 8.06-Portable Storage and Shipping Containers, regulating the use of portable storage and shipping containers on any residential property, excluding multi-family developments, within the City of Benbrook**

Jim Hinderaker gave the following report: Storage pods and similar containers are utilized to store and transport residential items like furniture, but some residents have begun storing the pods/containers on-property for extended periods of time. The proposed ordinance establishes regulations restricting the use of portable storage and shipping containers on residential properties, excluding multi-family developments. These regulations protect residential neighborhoods from unsightly conditions that threaten the enjoyment, harmony and value of surrounding properties.

Key elements of the ordinance include:

- Applies to any residential property except multi-family residential developments
- Provides for definitions of a portable storage container and a shipping container
- Requires a container to be in good condition and free from rodents, insects and graffiti
- Limits use of a container to no more than seven days, up to three times per year
- A container may not be placed in a road right-of-way, an access easement or sidewalk, or block visibility of the same
- A container may only be placed on a driveway or other approved surface

- A container may not exceed 1,280 square feet (volume) with the width, height and length not to exceed 8 feet x 8 feet x 20 feet, respectfully
- A container may not be used as an accessory building, storage building, or living unit
- Establishes penalty for non-compliance

A container may be placed on private property by right without a permit or other review from the City staff provided the requirements of the ordinance are met.

Motion by Mr. Phillips, seconded by Ms. Franklin to adopt Ordinance No. 1477 amending Title 8 – Health and Safety of the Benbrook Municipal Code.

Vote on the Motion

Ayes: Ms. Franklin, Dr. Marshall, Mr. Phillips, Mayor Ward, Mr. Addison, Ms. Mackey, Mr. Tiner

Noes: None

Motion carried unanimously.

Ordinance No. 1477 being **“AN ORDINANCE OF THE CITY OF BENBROOK, TEXAS, AMENDING TITLE 8 – HEALTH AND SAFETY OF THE BENBROOK MUNICIPAL CODE, AS AMENDED, BY ESTABLISHING CHAPTER 8.06 – PORTABLE STORAGE AND SHIPPING CONTAINERS OF THE BENBROOK MUNICIPAL CODE; BY ESTABLISHING AN APPLICABILITY SECTION, DEFINITION SECTION, CONDITION AND MAINTENANCE SECTION, PLACEMENT AND DURATION OF USE SECTION, DIMENSIONAL LIMITATIONS SECTION, AND OTHER USES SECTION; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY FOR VIOLATIONS HEREOF; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN PAMPHLET FORM; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE. “**

## **SECTION 2 PENALTY CLAUSE**

Any person, firm, or corporation who violates, disobeys, omits, neglects, or refuses to comply with or who resists the enforcement of any of the provisions of this Ordinance shall be fined not more than Two Thousand Dollars (\$2,000.00) for all violations involving zoning, fire safety, or public health and sanitation, including dumping of refuse, and shall be fined not more than Five Hundred Dollars (\$500.00) for all other violations of this Ordinance. Each day that a violation is permitted to exist shall constitute a separate offense.

**SECTION 9  
EFFECTIVE DATE**

This ordinance shall be in full force and effect from and after its passage and publication as required by law.

**VI. INFORMAL CITIZEN COMMENTS**

**VII. COUNCIL MEMBER AND STAFF COMMENTS**

**VIII. ADJOURNMENT**

Meeting adjourned at 7:39 p.m. followed by Worksession:

1. Cyber Security Training
2. Discuss vision and direction of EDC-related projects

**APPROVED:**

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**Jason Ward, Mayor**

**ATTEST:**

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**Joanna King, City Secretary**